

# Open Space Committee

## Minutes

### November 30, 2004

This meeting commenced at 7 P.M. In attendance were: Jean Heinemann, Yvette Desmarais, Paul Kosciuzek, John Ciampi, Sandy and Mike Boyko, Steve Najjar, and Andrea Alderman.

**Review of October Minutes** – the members reviewed the draft version for the minutes of October 26, 2004. A vote was taken to adopt the wording of the draft copy, and all members verified the accuracy of the draft document as worded, finalizing it as a true record.

**Status of the Bolton Property** – Steve opened discussion on this topic and discourse among the members followed. Some highlights of this discussion included:

- The current status of this land issue is in anticipation of the land appraisal currently being pursued by Pat Myers
- Fiscally, there is presently available \$240K in the Conservation Fund, and \$100K in the Town Forest Account, sufficient to allow this land deal to occur.
- As soon as the appraisal results are completed, this transaction can move forward to fruition.
- It is widely agreed by the members that Mr. Bolton is a proactive conservation minded land steward. He has initiated numerous environmentally sound concepts on his property by: practicing approved logging methods; actively employing streamside management; he completed a sandpit reclamation project; he provided recreational value on this property.
- This property has ample educational opportunity.
- The financial impact to taxpayers is minimal.
- The value of this land under conservation assessment will offset tax increases.
- Steve suggested asking Mr. Bolton for the *currently assessed value* of his property, and to petition Bob Christiansen for the *fair tax value* of this property.

**Draft Warrant Articles** – Two draft warrant articles, drawn up by Steve, were brought up for discussion. These proposed warrant articles were written as follows:  
*To see if the Town will vote to raise and appropriate the sum of \$250,000 to be deposited in the Conservation Fund for the purpose of conservation land, conservation easement, or Town Forest land acquisition.*

*To see if the Town will vote to authorize up to \$80,000 from the Town Forest Account to be used in combination with the Conservation Fund for the acquisition of new Town Forest land.*

The discussion that ensued underscored several highlights including:

- The funds generated through possible approval of these articles could be combined with Conservation Fund money to be utilized to purchase property.

- The Committee agreed it is a good idea to educate the Finance Committee on these draft articles.
- The wording of these articles is in concurrence with all members of the OSC.
- Steve stated that it is essential to forward these articles to the WCC for review and approval, and then to the BOS.

Yvette made motion to accept these articles as written, and Sandy 2<sup>nd</sup>. All members voted in the affirmative and the motion carried. Steve asked Andrea if she would present an overview of this topic at the next WCC meeting.

**Educational Forum** – An educational forum is planned in advance of the municipal voting day in order to inform the townspeople the purpose and goals of the OSC, the value of open space, and to discuss/answer any questions that the attendees may have. A summation of the most salient issues of the ensuing discussion was:

- Andrea offered to contact Digit Taylor of the Forest Society for her advice on who may be available to volunteer for the forum.
- The Forest Society has already assembled a “Dollars and Sense” presentation which Steve possesses.
- Steve recommended a panel of three speakers.
- Andrea suggested the topics include biodiversity, Dollars and Sense, and a longtime resident to speak on the history of Weare and how the town has changed over the years.
- The forum is slated sometime in January or February.
- It proposes to be held in the Town Hall.
- Steve volunteered to moderate.
- Mike and Sandy Boyko volunteered to work on the advertising.
- Steve encouraged the members to bring their ideas on this project to the next meeting.

Adjournment – This meeting adjourned at 9:05 PM. in agreement with all the members. The next meeting is scheduled to be held on the 14<sup>th</sup> of December.

Recorded as a true record,

John Ciampi

cc: BOS  
Town Clerk  
WCC files  
Tina Peleitier